WARRANTY DEED

PATRICK B. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 4, 2020

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $17,385.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF DECEMBER, 2016.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bell Law Settlement Services, LLC 3102 West End Ave Suite 400, Nashville TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Prime Nashville LLC	NEW OWNER	SEE EXHIBIT ~~B~~ A
(NAME) ~~0 McKinley St~~ 1105 S MAPLE AVE	(NAME)	
(ADDRESS) Nashville TN ~~37207~~ 37206	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THAT Brad Dodge, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Prime Nashville LLC, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

* SEE EXHIBIT ATTACHED HERETO

BILL GARRETT, Davidson County
Trans:T20170001302 DEEDWARR
Recvd: 01/05/17 14:59 3 pgs
Fees:18.00 Taxes:64.32
20170105-0001550

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee; 2) all restrictions of record; 3) all easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations

This is: Improved property, known as 0 McKinley St Nashville TN 37207

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

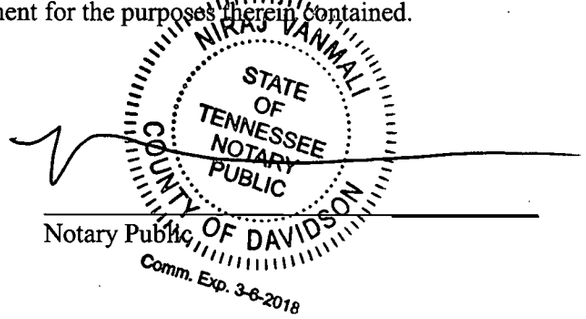
TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders Witness our hands 12/30/16.

Brad Dodge

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared, Brad Dodge with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal on 12/30/16.



Notary Public

My Commission Expires: _____

EXHIBIT A

TRACT 16: (07008006000)

Land in Davidson County, Tennessee, being part of Lot No. 151 on the Plan of Haynies Republican Plan of record in Plat Book 161, Page 92, in the Register's Office being more particularly described as follows:

Sait Lot No. 151 fronts 25 feet on the easterly side of McKinley Avenue and runs back between lines 125 feet on the Northerly side and 110 feet on the southerly side to a broken line at the rear on which it measures 32 feet more or less.

INCLUDED BY EXCLUDED ANY PORTION OF LOTS TAKEN FOR ANY ROADS, STREETS AND/OR HIGHWAYS.

Being the same property conveyed to Morris Levine by Final Decree Confirming Sale of record in Book 5042, Page 340, Register's Office for Davidson County, Tennessee.

The said Morris Levine died testate on December 4, 2001, and by his Last Will and Testament filed as Case No. 01-1971 in the Probate Court for Davidson County, Tennessee, appointed Gay Levine Eisen as Executrix of his estate, and further instructed by codicil to said will that all real property owned by him at the time of his death be subject to the administration of his estate. The Last Will and Testament of Morris Levine further names Syd Hiken Levine, Louis Jay Levine and Gay Levine Eisen as the beneficiaries of the Estate. The said Syd Hiken Levine having since died.

Being a portion of the same property conveyed to Brad Dodge by Warranty deed from Gay Levine Eisen, Executrix of the Estate of Morris Levine of record in Instrument No. 20160104-0000151 Register's Office for Davidson County, Tennessee, dated December 31, 2015 and recorded on January 4, 2016.